

\$349,900 - 2 11630 92 Street, Edmonton

MLS® #E4431671

\$349,900

3 Bedroom, 3.50 Bathroom, 989 sqft

Condo / Townhouse on 0.00 Acres

Alberta Avenue, Edmonton, AB

Welcome to this fantastic half duplex in the heart of Edmonton! NO CONDO FEE!! This home, built by Platinum Living Homes, offers a superb living experience with its thoughtful design and numerous desirable features. As you enter, you'll be greeted by an open concept main floor that creates a spacious and inviting atmosphere. The electric fireplace adds a touch of warmth and ambiance, while the pot lights and commercial grade flooring enhance the overall aesthetic. The upgraded fixtures, Quartz counters, soft-close cabinets, and pot drawers in the kitchen exemplify the attention to detail and quality craftsmanship throughout the house. Stainless steel appliances provide a sleek and modern touch to the kitchen, making it a delightful space for cooking and entertaining. The upper level boasts 2 bedrooms & 2 baths while the fully developed basement provides a 3rd bedroom and another bathroom. There's a single detached garage, A/C and more!! Perfect for the young family starting out!!!

Built in 2016

Essential Information

MLS® # E4431671

Price \$349,900

Bedrooms 3



| | |
|----------------|-------------------|
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 989 |
| Acres | 0.00 |
| Year Built | 2016 |
| Type | Condo / Townhouse |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 2 11630 92 Street |
| Area | Edmonton |
| Subdivision | Alberta Avenue |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5G 0Z9 |

Amenities

| | |
|----------------|---|
| Amenities | Air Conditioner, Detectors Smoke, Infill Property |
| Parking Spaces | 2 |
| Parking | Single Garage Detached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Glass Door |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Partially Landscaped, Public Transportation, See Remarks |

| | |
|--------------|------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Slab |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 18th, 2025 |
| Days on Market | 15 |
| Zoning | Zone 05 |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 3rd, 2025 at 8:17am MDT